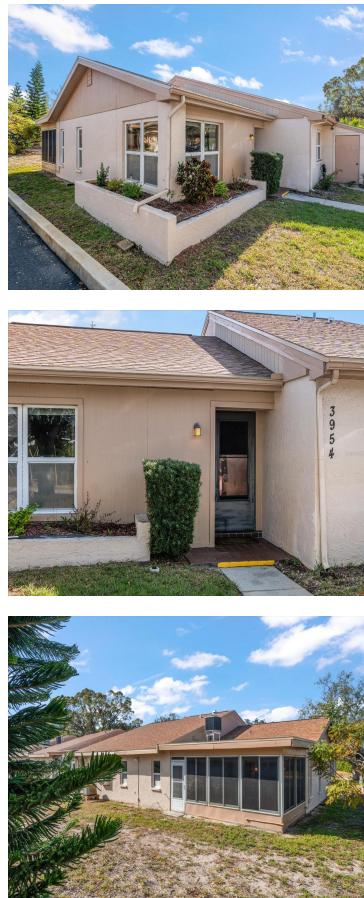


# 3954 SAILMAKER LANE HOLIDAY FL 34691

<https://candiscarmichael.com>



Welcome to the wonderful Holiday Lake Villas, a desirable and conveniently located 55+ community. Enter this solid block end unit, and be greeted by the exceptional layout and generous accommodation. This roomy 2 bedroom 2 full bath includes a master with a walk-in closet, and en-suite bath with walk-in shower. This unit also features a [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 1318 sq ft



## Courtesy of

**Listing Office:** COASTAL PROPERTIES GROUP INTERNATIONAL

**Status:** Active

**Office ID:** MFR260031031

**MLS ID:** MFRTB8330030



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Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

# Description

**Virtual Tour:** <https://floridavisualmarketing.com/3954-Sailmaker-Ln/idx>

## Basics

**Bathrooms Full:** 2

**Category:** Condominium

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1318 sq ft

**Year built:** 1981

**ListOfficeName:** COASTAL PROPERTIES  
GROUP INTERNATIONAL

**Date added:** Added 5 days ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 1774520 sq ft

**SubdivisionName:** HOLIDAY LAKE VILLAS PH I

**ListAOR:** mfrmls

## Location Details

**Township:** 26S

**Road Surface Type:** Paved

## Property Features



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**Interior Features:** Ceiling Fans(s), Living Room/Dining Room Combo, Primary Bedroom Main Floor, Solid Surface Counters

**Flooring:** Carpet, Tile

**Parking Features:** Assigned, Covered

**Carport Spaces:** 1

**Exterior Features:** Lighting, Sidewalk

**Window Features:** Blinds

**Water Source:** Public

**Cooling:** Central Air

**Lot Features:** Corner Lot

**Appliances:** Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer

**Laundry Features:** Inside, Laundry Closet

**Carport YN:** Yes

**Pets Allowed:** Cats OK, Dogs OK, Number Limit, Size Limit, Yes

**Roof:** Shingle

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Public, Sewer Connected, Water Connected

**Sewer:** Public Sewer

**Heating:** Central, Electric

## Property Details

**Subdivision Name:** HOLIDAY LAKE VILLAS PH I

**Levels:** One

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional

**Parcel Number:** 15-26-36-075.0-001.00-005.0

**Direction Faces:** Northwest

**Construction Materials:** Block, Concrete, Stucco

## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Cable TV, Pool, Escrow Reserves Fund, Maintenance Structure, Maintenance Grounds, Pest Control, Recreational Facilities, Sewer, Trash, Water

**Association Amenities:** Pool

**Community Features:** Clubhouse, Pool, Sidewalks

## Fees&Taxes



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**Tax Year:** 2023

**Tax Annual Amount:**  
\$2,104

**Tax Legal Description:** HOLIDAY LAKE VILLAS CONDO PH 1 PB 20 PG  
62 UNIT 5 BLDG 1 & COMMON ELEMENTS

## Rooms

Room type	Dimensions	Level	Length	Width
Living Room	12x21	First	21	12
Kitchen	12x11	First	11	12
Primary Bedroom	12x13	First	13	12
Bedroom 2	11x11	First	11	11

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Clubhouse, Pool, Sidewalks

**ExteriorFeatures:** Lighting, Sidewalk

**Features:** Ceiling Fans(s), Living Room/Dining Room Combo, Primary Bedroom Main Floor, Solid Surface Counters

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**WindowFeatures:** Blinds

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Public, Sewer Connected, Water Connected

**Amenities:** Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer



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## Building Details

**New Construction YN:** No

**Exterior material:** Block, Concrete, Stucco

**Parking:** Assigned, Covered

**Heating:** Central, Electric

**Roof:** Shingle

## Miscellaneous

**Ownership:** Condominium

**Occupant Type:**  
Owner

**Showing Requirements:** 24 Hour Notice, Appointment Only, Lock Box  
Electronic-CBS Code Required, ShowingTime



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